



FIVE OAKS/TRIPLE CREEK

Neighborhood Association Committee (NAC)

MEETING

Tuesday, July 8, 2003

Beaverton School District Administration Office
16550 SW Merlo Road, Beaverton. - **7:00 PM**

For additional information concerning upcoming events, meetings, & new developments please look on the NAC website: 5oaks3creek.homestead.com

AGENDA

Questions? Call Rachel Nettleton, NAC Chair, 503-629-7054

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|-------------|--|---------------------|
| 7:00 | Call to Order, Welcome, Approval of Minutes, Treasury Report | |
| 7:10 | Announcements | |
| 7:15 | TVF&R Report | |
| 7:20 | Police Report | |
| 7:25 | Tom McConnell, Alpha Engineering, Update on Application (City request for road change) E of 185th, S of Walker - apts and single family houses | |
| 7:45 | Scott Keillor, Harper Houf Righellis, Inc. - Beaverton School District Administration Office Building Remodel | |
| 8:15 | BCCI Report | |
| 8:25 | Old Business | |
| 8:30 | New Business | |
| 8:35 | Committee Reports | |
| | CCOB - BSD results and Bus Yard | 170th/173rd |
| | Cinnamon Booth Volunteers | Clean up day report |
| 9:00 | Adjourn | |

Attachments:

- ☐ Land Use Bulletin
- ☐ June Meeting Minutes
- ☐ Upcoming Events

ADA Notice: This information is available in large print or audio tape upon request. In addition assistive listening devices or sign language interpreters are available at any public meeting with five days advance notice. To request these services, call (503) 526-2243 voice/TDD.

If you are interested in receiving NAC information by email, please contact Paula Moore at (503) 526-2543 or pmoore@ci.beaverton.or.us.

****Please note:** If you provide your email address to the City, it is considered public information and could be given to any entity upon request.**

The agenda and minutes contained in this packet were developed by members of your Neighborhood Association Committee (NAC). They are distributed by the City of Beaverton's Neighborhood Program in an effort to promote and encourage public involvement. For additional information, please call the Neighborhood Program at (503) 526-2243.

FIVE OAKS/TRIPLE CREEK NAC LAND USE BULLETIN

PROJECT TITLE	PUBLIC HEARING DATE	PROPOSED ACTION	STATUS
<p>CSM Property Development Plan and Comprehensive Plan Amendment, <u>CPA 2003-0004</u>, <u>CU 2003-0007</u>, <u>DR 2003-0044</u>, <u>LD 2003-0007</u> and <u>SDM 2003-0006</u></p>	<p><u>Planning Commission</u> August 6, 2003 Beaverton City Hall 4755 SW Griffith Drive Council Chambers 7:00 p.m.</p>	<p>The following is a summary description of the applications to be considered by the Planning Commission: 1. For CPA 2003-0004, application for Comprehensive Plan Map Amendment (CPA), the applicant requests removal of the "proposed street" designation for NW Cambray Street where shown to connect with NW 185th Avenue on Figure 6.7, the Functional Classification Plan, found in the Transportation Element of the Comprehensive Plan and Figure 8-9, Connections 3 and 4 of the City Transportation Systems Plan which is Volume IV of the City Comprehensive Plan. 2. For CU 2003-0007, a Type III application for Conditional Use (CU), the applicant requests approval of a Planned Unit Development (PUD) for 153 multi-family apartment units, 13 single-family lots and a large tract of land intended for wetlands preservation. Portions of the site area contain wetlands as identified by the City Local Wetland Inventory. The 153 multi-family units would be located within the northwestern portion of the site and would be accessed from NW 185th Avenue. The 13 single-family lots are proposed within the southeastern portion of the site and would be accessed from NW Cambray Street. 3. For DR 2003-0044, a Type III application for Design Review (DR), the applicant requests approval of the building, parking, site circulation and landscape plans submitted for the multi-family portion of the PUD site and the wetland area. 4. For LD 2003-0007, a Type II Land Division (LD) application, the applicant requests Preliminary Subdivision approval for the creation of lots and tracts proposed in the development plan. 5. For SDM 2003-0006, a Type II application for Street Design Modification (SDM), the applicant proposes to reduce the right-of-way width standard and increase pavement width standard for proposed streets. Public street design standards are found in Section 60.55.30. of the Development Code and modifications to public street design standards require approval of the application for Street Design Modification (SDM).</p> <p>Additional information can be obtained by contacting Scott Whyte, Associate Planner, at (503) 526-2652.</p>	<p>Awaiting Decision.</p>

Five Oaks/Triple Creek NAC Minutes
June 10, 2003
THPRD Nature Park Interpretive Center

Board Members Present

Rachel Nettleton – Chair
David Kamin - Recorder
Hal Oien - Treasurer
David Shettles - BCCI Rep
David James - BCCI ALT
JoAnn Eden - Neighborhood Liason

NAC Members Present

Norma Gregor
Julie Rockford
Douglas Sponseller
Bob Lamkin
Alma Lamkin
Keith Baunsgard
George O'Neill

We had no guest speakers.

The meeting was brought to order at 7pm by Rachel. She asked for a motion for approval of last months minutes. Douglas made a motion and it was seconded by Hal.

Treasurer's Report – Hal Oien

Current balance is \$2045.29. The May cinnamon roll booth at the Beaverton Farmers Market was a big success. Gross receipts were \$632.96 while expenses were \$214 leaving \$418 as the approximate net profit. Exact figures were not in at the time of the meeting. We still need volunteers for the August 16th cinnamon roll booth. If you're interested please contact JoAnn or any of the officers. Thanks again to all the volunteers.

Announcements:

1. TVFR hearing for increasing water bill on 6/11.
2. Planning Commission meeting on 6/11.
3. BDR hearing on the Cedar Hills Crossing movie theatre on 6/12.
4. * Landow Medical Building meeting, 6:30pm on 6/4, at the Beaverton Resource Center
5. CPO 6 announcement flood plain map open house 6/12 from 3-7:45pm at The Beaverton Beaverton Library.

*These folks did not want to present at our regular NAC meeting and scheduled their own public meeting which had zero attendance. We should keep abreast of this project and scrutinize it and if there are a lot of objections to the plan then we should show up in mass at the BDR hearing.

CCI Report – David Shettles

Murray road to be extended south to possibly Walnut St. in Tigard. Guest Speaker was Steven Kafoury. Mr. Kafoury works as a lobbyist in Salem. He discussed SB100 (Senate Bill) which is the foundation for all of Oregon's land use laws. Every session there are attempts to change it and to make exceptions and even to overturn it. Land use laws are there to bring balance. Most bills die in the Senate where there is no clear majority. Each party controls 15 seats.

It was suggested that our website should have a spot for the BCCI meeting minutes. We shall have to discuss this with our webmaster.

We also had a handout from the upcoming ODOT project that will widen HWY 26 from 217 to Cornell Rd beginning in the fall of 2004.

Bus Barn Update – Hal Oien

The BSD has now put a fence around the building in clear violation of the CCR'S. Mediation is over. The CCOB made the offer to try and get federal grants to put soot filters on the buses. The BSD has begun parking the small size buses on the site. They still have no valid Air Pollution Study. Apparently the BSD is planning to park buses on all the paved areas of the site and then have the employees park offsite on nearby streets which is a clear violation of the CCR'S. It is up to the other property owners to enforce the CCR'S.

170th/173rd Road Improvement

The County held an open house at Elmonica school on June 2nd. The County had questionnaires and signup sheets for citizens that want to be considered as a member of the PAC (Project Advisory Committee). Apparently Commissioner John Leeper will choose the PAC members but we were unable to find out what criteria he will use. The projected timeline is for the preliminary design phase to begin in the summer of 2003, final design by summer of 2004. Once the design has been decided on then there is permitting, and right of way purchase. Construction to begin in the summer of 2005 and to be completed in the fall of 2006.

There was a lively discussion among those in attendance as many had gone to the open house. Many of our members were surprised by the Counties idea of what area constitutes the Designated Study Area. On the County handout it is shown as beginning well north of Baseline Rd. This would eliminate three of the 5 options that were considered during the hearings held during the summer of 2002. We have inquired about this but so far have had no response.

It was decided that the NAC Board needs to have a representative on the PAC. Furthermore in order to facilitate the whole process the NAC needs to come up with the plan. We already have a committee that has been working on this for the last 6 months. There are at least 10 NAC members that have sent in a request to be on the PAC. It is essential that those that will be impacted the most by this project have a chance to provide constructive input and to have their interests represented directly on the PAC.

David Kamin also brought to everybody's attention that there is a new subdivision that has begun at the terminus of NW 171st. It is called Tracee Meadows. Tyler Ryerson is the Planner for this project. For exact info on this project you can go to Planning on the second floor of City Hall and ask to look at the Plat. There will be a maximum of 6 houses built depending on the route of 170th. Interestingly enough there is a proposed connection from 171st arcing west to 173rd.

Beaverton Cleanup

Several NAC members volunteered at the annual citywide cleanup. It was a very hot 95 degrees but there were plenty of cool drinks and other liquids and snacks to keep you going. This event is organized by the BCCI. After several years of holding this event at this location you would think that all the kinks would be out. But we had a tremendous line that nearly reached to the downtown library! This translates to over a one hour wait just to enter the sight. It was amazing to me that no one lost their cool. I suspect that there will be some changes made by next year. Thanks again to all those who volunteered.

New Business

Next month we are meeting at the Beaverton School District Administration Building on Merlo Rd. because we were unable to find a room at the Nature Park. The School District will make a presentation on a proposed remodel of the administration building.

Do you want any particular speakers or groups that you would like to come to the NAC? Some that have been proposed include: Susan Maclain (Metro Councilor), Beaverton City Councilor, BSD Superintendent, OHSU Bio Project, House or Senate Reps. Please contact Rachel or the Board with your ideas.

We ended the meeting with a brief discussion of providing a nominal grant of say \$100 to schools in our NAC for special community service projects to be done by the students.

An example of such a project would be for one of the science classes at Five Oaks Middle School to monitor the Water Quality at nearby Willow Creek. We will continue this discussion in upcoming meetings. Bring or send in your ideas.

Meeting was adjourned at 9pm.

Minutes were respectfully submitted by David Kamin NAC Recorder

Upcoming Events

SummerFest (formerly The Taste of Beaverton) and the SummerFest Parade



The Beaverton's SummerFest Parade began over 46 years ago and has grown into a Beaverton tradition. This year Beaverton's SummerFest Parade and Beaverton SummerFest together bring you a weekend of fun. **The SummerFest will be held July 18-20 and the parade will be on Saturday, July 19.**

For parade entry information, contact Leslie Mundt at (503) 645-6498 or lmundt@thprd.com. For more information on SummerFest, contact the Beaverton Area Chamber of Commerce, (503) 644-0123 or visit their website at www.beaverton.org.

Summer means it's county fair time!



Come join Metro and partners at the Washington and Clackamas county fairs. A Metro booth will provide information about Metro activities and functions. At the Washington County Fair, July 24-27, Metro will partner with Tualatin Riverkeepers to feature a green theme focused on parks and trails in Washington County and the region. August 12-17, Metro will be at the Clackamas County Fair with a similar booth. Metro is committed to connecting with people from across the region, and every year I look forward to meeting people in this fun setting. I hope to see you there. Please contact Susan McLain, at (503) 797-1553, if you would like to volunteer to help.

Open Spaces Tours in Washington County

Join Metro Councilor Susan McLain this summer for guided tours of Metro's spectacular open spaces. This is your chance to see and experience some of the 8,000 acres of natural areas acquired with Metro's 1995 Open Spaces, Parks and Streams bond measure. Some of these areas could be opened to the public in the future as parks.



9 a.m. to noon, Saturday, July 12 – This tour will begin at the Tualatin Hills Nature Park and visit Gotter Bottom near Scholls, Cooper Mountain in Beaverton and the Fanno Creek Greenway Trail.

9 a.m. to noon, Sat., Aug. 9 – This tour will begin at Orchard Park in Hillsboro and visit the Kollin wetlands in Banks, properties along the Tualatin River south of Forest Grove, and areas along Council Creek near Cornelius.

Advanced registration for the tours is required. For more information or to register for the tours, contact Cary Stacey, (503) 797-1560 or staceyc@metro.dst.or.us.